

VILLAGE OF KEY BISCAYNE
88 WEST MCINTYRE STREET
KEY BISCAYNE, FL 33149

ZONING ORDINANCE REVIEW COMMITTEE

THURSDAY, JULY 16, 2009 8:30 A.M.

BUILDING, ZONING, AND PLANNING DEPARTMENT
CONFERENCE ROOM, 2ND FLOOR ROOM 250

AGENDA

1. Attendance
2. Approval of Minutes: July 2, 2009
3. Review of Zoning Ordinance
 - a. Outline of Proposed HR Regulations (revisions made at last meeting will be mailed on or before Monday)
4. Public Comment
5. Next Meeting Date:
 - a. Agenda Items Recommended by Committee
6. Adjournment

Minutes: July 2, 2009

1. The meeting was called to order at 8:40 a.m.
2. Attendance was recorded by Staff.
3. The minutes of the June 18, 2009 meeting were approved.
4. The Committee discussed the following: staff presented several 3 dimensional drawings showing what can be built in the envelope that results from the draft regulations; there was a consensus that the draft regulations significantly reduce the amount of sq. ft. that can be built under the code, the height limit of 150 ft. is maintained, that building(s) within 120 ft. of Holiday Colony the building(s) will match the height and FAR of what can be built in Holiday Colony, and that the draft regulations are a significant improvement over the current regulations. The following motions were made:

(a) to approve Section V(E)(1)(a) of the draft outline to change the density for buildings that contain apartments and hotel units to 1 apartment per 3.5 hotel units. This motion failed 3-3.

(b) to approve Section V(E)(1)(b) of the draft outline to change the density for buildings that contain apartments and hotel units to 45 units per acre for hotel and maintain the 16 units per acre for apartments. This motion failed 4-2.

(c) to approve Section V(E)(1)(c) of the draft regulations to maintain the current density cap at 16 units per acre for apartments and 30 units per acre for hotel. This motion failed 4-2.

The Committee set the next meeting date for Thursday, July 16, 2009 at 8:30 a.m. in the BZP Conference Room.

5. The meeting adjourned at 10:00 a.m.

6. Respectfully Submitted

Jud Kurlancheek, AICP, Director
Building, Zoning, and Planning Department